

TEXAS APPRAISER LICENSING
AND CERTIFICATION BOARD

vs.

DIANNA RICE
TX- 1329123-R

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DOCKETED COMPLAINT NO.
09-108 & 09-183 & 11-074

AGREED FINAL ORDER

On this the 6TH day of SEPTEMBER, 2011, the Texas Appraiser Licensing and Certification Board, (the Board), considered the matter of the certification of Dianna Rice (Respondent).

In order to conclude this matter Dianna Rice agrees to the disciplinary action set out in this Agreed Final Order. The Board makes the following findings of fact and conclusions of law and enters this Order in accordance with TEX. OCC. CODE § 1103.458:

FINDINGS OF FACT

1. Respondent Dianna Rice is a Texas state certified residential real estate appraiser, holds certification number TX-1329123-R, and has been certified by the Board during all times material to the above-noted complaint cases.
2. Respondent appraised real property located at 1306 Cedar Oaks Blvd., Dallas, TX 75216 on or about November 23rd, 2009.
3. Respondent appraised real property located at 11946 Yoakum Drive, Frisco, Texas 75035 on or about October 9th, 2007.
4. Respondent appraised real property located at 827 Shawnee Trail, Whitesboro, Texas 76273 on or about August 31st, 2008.
5. Thereafter complaints relating to these appraisals were filed with the Board.
6. After receipt of the complaints, the Board, in accordance with the mandate of the Administrative Procedure Act (the APA), TEX. GOV'T CODE ANN. CHPT. 2001, and TEX. OCC. CODE CHPT. 1103, notified Respondent of the nature of the accusations involved and Respondent was afforded an opportunity to respond to the accusations in the complaint. Respondent's responses to these complaints were received.
7. Respondent's appraisals contain violations of the Uniform Standards of Professional Appraisal Practice in effect at the time of her appraisals for these properties.

8. The parties hereby enter into the foregoing consent order in accordance with TEX. OCC. CODE § 1103.458.

CONCLUSIONS OF LAW

1. The Texas Appraiser Licensing and Certification Board has jurisdiction over this matter pursuant to the Texas Appraiser Licensing and Certification Act, TEX. OCC. CODE § 1103 et. seq.
2. The parties are authorized to resolve their dispute by means of a consent order in accordance with TEX. OCC. CODE § 1103.458.
3. Respondent violated TEX. OCC. CODE § 1103.405 and 22 TEX. ADMIN. CODE § 153.20(a)(3) by failing to comply with the Uniform Standards of Professional Appraisal Practice in effect at the time of her appraisals.
4. Respondent violated 22 TEX. ADMIN. CODE § 153.20(a)(9) by making material misrepresentations and omitting material facts.

Based on the above findings of fact and conclusions of law, the Board **ORDERS** that Respondent's certification is hereby **REVOKED**. Respondent shall not be entitled to apply for reinstatement.

Respondent, by signing this Agreed Final Order, waives the Respondent's right to a formal hearing and any right to seek judicial review of this Agreed Final Order. Information about this Agreed Final Order is subject to public information requests and notice of this Agreed Final Order will be published on the Board's web site.

THE DATE OF THIS AGREED FINAL ORDER shall be the date it is executed by the Chairperson of the Texas Appraiser Licensing and Certification Board. The Chairperson has been delegated the authority to sign this Agreed Final Order by the Texas Appraiser Licensing and Certification Board vote.

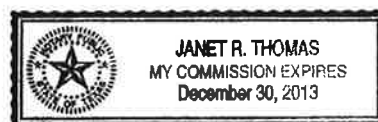
Signed this 6TH day of SEPTEMBER, 2011.

Dianna Rice
DIANNA RICE

SWORN TO AND SUBSCRIBED BEFORE ME, the undersigned, on this the 6TH day of SEPTEMBER, 2011, by DIANNA RICE, to certify which, witness my hand and official seal.

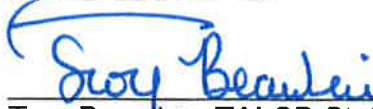
Janet R. Thomas
Notary Public Signature

JANET THOMAS



Notary Public's Printed Name

Signed by the Standards and Enforcement Services Division this 11th day of OCTOBER, 2011.


Troy Beaulieu, TALCB Staff Attorney

Signed by the Commissioner this 12th day of October, 2011.


Douglas Oldmixon, Commissioner
Texas Appraiser Licensing and Certification Board

Approved by the Board and Signed this 12th day of October, 2011.


Luis De La Garza, Chairperson
Texas Appraiser Licensing and Certification Board